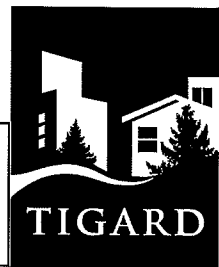


Agenda Item No. 4.1  
For Agenda of 10.24.06



### *Tigard City Council Meeting Minutes*

Date: September 19, 2006  
Time: 6:30 p.m.  
Place: Tigard City Hall, 13125 SW Hall Boulevard, Tigard, Oregon  
Attending: Mayor Craig Dirksen Presiding  
Councilor Sydney Sherwood  
Councilor Nick Wilson  
Councilor Tom Woodruff  
  
Absent: Councilor Sally Harding

Agenda Item	Discussion & Comments	Action Items (follow up)
Workshop Meeting	<p>1.1 Mayor Dirksen called the City Council to Order at 6:33 p.m.</p> <p>1.2 Council Present: Mayor Dirksen, Councilors Sherwood, Wilson, and Woodruff.</p> <p>1.3 Pledge of Allegiance</p> <p>1.4 Council Communications &amp; Liaison Reports There were none.</p> <p>1.5 Call to Council and Staff for Non-Agenda Items The Council Report Card will be discussed under Agenda Item 10 – Non Agenda Items.</p>	
2. Discuss Proposed Local Gas Tax – Input from Gas Station Dealers and Draft Ordinance	<p>Members of the Transportation Financing Strategies Task Force present were: Gretchen Buehner, Bev Froude, and Joe Schweitz.</p> <p>The Task Force recommended establishing a 3-cent local gas tax as a source of funds to design and construct improvements to the Greenburg Road/ Highway 99/Main Street intersection. City Engineer Duenas noted that on August 8, 2006, the Council directed the Transportation Financing Strategies Task Force to meet with local gas station dealers regarding this proposed tax.</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>Task Force Member Gretchen Buehner, 13249 SW 136th Place, discussed their meeting with Tigard gas station owners and the Oregon Petroleum Association lobbyist on August 28, 2006. The group expressed concerns about the gas tax, saying it was unfair and could potentially drive them out of business. The Task Force asked for an impact estimate. The industry representatives refused, saying that information was proprietary.</p> <p>The proposal being discussed would raise approximately \$900,000 to \$1,000,000 annually, or \$300,000 for each cent of gas tax, based on estimated sales of 30 million gallons a year. One comment made by an industry representative was that we should be looking at this county-wide. Engineer Duenas estimated that Tigard would get approximately \$160,000 from the County for a 1% tax. Even if the \$300,000 for each cent of gas tax estimate is high, it is more efficient to raise the revenue for Tigard through a city rather than a county gas tax.</p> <p>Task Force Member Buehner said the gas station owners asked if other businesses would be sharing in this fee structure and the Committee agreed to look into it. She said that Tigard receives nearly \$300,000 annually from business taxes. Ms. Buehner also noted that the fee structure for business taxes has not been raised since 1988 and it is the only fee that has not been increased.</p> <p>The Task Force did not see this as being a large source of revenue. Ms. Buehner said they thought the cost of additional paperwork for a business tax surcharge may not make it financially feasible.</p> <p>The Task Force recommended that the Council go forward with the gas tax proposal with the caveat that the City look at business license revenue as a source to assist in this effort.</p> <p>The gas station lobbyist told the Task Force that a state tax would be the best solution. However, no legislation has been submitted and the likelihood of that happening soon is small, Ms. Buehner said.</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>Councilor Sherwood said she does not want to do this without holding Town Hall Discussions for citizen input. Ms. Buehner said educating voters about the facts is crucial. She said they need to know that this tax would be short term, only for particular road projects, and contains a sunset clause. She suggested putting in a provision that if the state were to increase their gas tax, Tigard's gas tax revenues would be offset.</p> <p>Councilor Wilson referred to the request to raise business fees and said the point behind this was to have drivers pay for the road improvements because they are the ones who would benefit. He said the intent is not to hurt the gas station owners and to the extent that they can, he hoped they would pass it on.</p> <p>Ms. Buehner said they don't have that choice if they are a franchise. Councilor Wilson noted that this levels the playing field as Multnomah County has a three-cent tax in place.</p> <p>Board Member Joe Schweitz asked how to make it fair. He said everyone uses these roads and probably everyone uses this intersection at one point. He suggested the easiest way to do this is with the gas tax. He noted that the City has been struggling with how to pay for transportation projects for years. He said Tigard has a small window of opportunity now as gas prices are going down.</p> <p>Councilor Woodruff said he appreciated this group of knowledgeable volunteers coming together to work on this. He said he likes the fact that the money will go to very specific projects that offer solutions to difficult traffic problems. But he said the information he has received from constituents is that they think this would be a terrible tax because gas prices are so high already. He said he would feel more comfortable if there was more opportunity for public comment and consensus.</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>Task Force Chair Buehner said there was misinformation about this tax in newspaper articles and she felt the public has been misinformed by the press. She spoke about this subject on a local radio show and felt that once constituents hear all the facts they would be more supportive.</p> <p>Councilor Sherwood suggested Town Hall Meeting notices be put in the Cityscape and advertised well in advance. She said Council and staff need to do a lot of homework to describe to the public why this solution is proposed and then be open to additional suggestions from them.</p> <p>Councilor Sherwood asked City Manager Prosser if this could go into the next Cityscape. He said the October deadline had passed but there were other ways to advertise a Town Hall Meeting, such as water bill stuffers.</p> <p>Mayor Dirksen asked about adding wording to the ordinance saying there would be an offset if the county or state gas taxes were increased, so we would not be double-taxing. He said we would need to come up with a formula. City Manager Prosser suggested not putting formula language into the ordinance because we don't know how it would be structured or who would do it. He suggested we indicate that if the county or state increases their gas tax, staff will be directed to return to Council with an offsetting reduction in the City gas tax.</p> <p>Task Force Member Schweitz said this would help with some of the arguments put forth by the gas station owners as it shows the City is trying to incorporate their ideas.</p> <p>Councilor Sherwood said she wanted to get this started now, not wait until next year. Task Force Chair Buehner asked if Town Hall meetings could be held as soon as November. City Manager Prosser said they could. Ms. Buehner stressed the importance of funding the design and construction of the Greenburg/99W/Main Street soon. Task Force Chair Buehner said she also felt it important</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>For citizens to know this was a citizen-driven process; it did not come from the City Council.</p> <p>Mayor Dirksen thanked the Task Force members for their hard work and said he wants to go forward, but the next step needs to be educating the public and getting their input.</p>	
<p>3. Joint Meeting with the Park and Recreation Advisory Board (PRAB)</p>	<p>Parks Manager Dan Plaza said four of the seven members of the Park and Recreation Advisory Board were in attendance: Mike Freudenthal, Jason Ashley, Trisha Swanson and Kelly Johnson. He said Board Chair Mike Freudenthal and Vice Chair Brian Davies met with Mayor Dirksen and Public Works Director Koellermeier in late July. The Mayor suggested the Board meet jointly with the Council.</p> <p>Chair Freudenthal reviewed the 2006-2007 Park and Recreation Advisory Board (PRAB) Goals. He said their focus changed from acquisition of parks and green spaces (Goal #1), now that it is well underway, to the issue of a pilot recreation program provided by the City (Goal #2). He distributed a handout showing Oregon cities with recreation programs, noting that several cities with fewer citizens than Tigard have active recreation programs.</p> <p>Chair Freudenthal said the Board evaluated opportunities Tigard has to begin a recreational program, being aware that a fully funded and comprehensive program would not be realistic, given current budget constraints. The Board came up with a secondary pilot program proposal designed to get it going and allow them to prove that this is a viable program that citizens want.</p> <p>He referred to the 2004 Park and Recreation Needs Assessment Survey indicating 57% of respondents favored creating a recreation program. He also noted that 60% of those polled support recreation programs in order to enhance Tigard's livability.</p> <p>Board Member Trisha Swanson said she felt this would be an exciting program. She has lived in Tigard for three years and has taken her children to Conestoga, Multnomah Art Center, and the</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>Sherwood YMCA for programs not available in Tigard.</p> <p>Board Member Jason Ashley spoke about having to go out of Tigard to the Tualatin Hills Parks District for activities. He said this program would increase Tigard's livability.</p> <p>Board Member Kelly Johnson pointed out that a Park and Recreation Program would add to Tigard's family-friendliness as well as take advantage of the great schools and parks located here. She said it would also help keep money within our community and is a great opportunity for businesses to provide sponsorships and be connected to citizens. She said it would also encourage participants to do business with sponsors.</p> <p>Council Concerns/Suggestions:</p> <ul style="list-style-type: none"> <li>➤ Contact the YMCA to see if they are interested in coming to Tigard</li> <li>➤ Partner with the School District in order to leverage dollars and use existing facilities</li> <li>➤ PCC provides some of these activities</li> <li>➤ Seek grants</li> <li>➤ Talk to local non-profits already providing these classes and activities as many are struggling and may be interested in coming together</li> <li>➤ The City struggles to afford even basic park maintenance; should General Fund dollars be used to fund programs that the private sector can do just as efficiently?</li> <li>➤ Inequity of taxing everyone, for example, seniors on fixed incomes subsidizing dance classes for citizens who can well afford to pay more for their classes.</li> </ul> <p>Councilor Woodruff said he appreciated the Board's scaling back on their initial approach. He noted the report stated 69% of the program cost would be funded by fees and asked if this was a reasonable estimate. He also asked if one coordinator could provide enough activities to generate that amount in fees.</p>	

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	<p>Parks Manager Plaza said the model used for this program proposal was modest as was the fee proposal. They would consider charging \$10 per class, for example.</p> <p>Councilor Woodruff asked about using SDC's to help fund this program. Parks Manager Plaza said SDC money can only be used for capital projects. He said General Fund money is needed for hiring a coordinator or skilled recreation supervisor to</p> <ul style="list-style-type: none"> <li>➤ develop programs</li> <li>➤ develop budgets</li> <li>➤ select materials for activities</li> <li>➤ select locations</li> <li>➤ coordinate transportation, such as school buses</li> <li>➤ other logistics</li> </ul> <p>The City would also hire an aide who would assist the coordinator with these tasks. The program leaders and instructors would likely be local adults and youth, paid from class and activity fees.</p> <p>Councilor Sherwood encouraged the Park and Recreation Advisory Board to contact the School Board. City Manager Prosser said a joint meeting with the Tigard-Tualatin School District Board is being arranged. Councilor Sherwood encouraged the PRAB to attend and share some of this information. City Manager Prosser will let the PRAB know of the meeting date and time.</p> <p>Mayor Dirksen said he would be opposed to supporting a recreation program with General Fund dollars. But he said the suggested pilot recreation program, with activities being supported by fees and the coordinator supported by the City seems to be an opportunity to see whether there is support in the community for this.</p> <p>Chair Freudenthal noted that the Board hopes to find a creative way to fund a larger program in the future that would not require General Fund dollars. He said their Goal #3 is to consider recommending a local tax levy election to be conducted in November, 2008.</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>Mayor Dirksen suggested that \$70,000 for FY 07-08 be put in the proposed budget where it can be discussed by the Budget Committee and considered along with all other needs. He said if it survives that process then the City can go ahead with a one-year pilot program and see if it leads to citizen interest.</p>	
<p>4. Receive Briefing and Discuss Issue of Homelessness in Tigard and Services Provided to the Homeless Population</p>	<p>Councilor Sherwood said she requested that this item be put on the agenda as the City is getting more reports from the downtown area regarding homeless people. She acknowledged Howard Spanbock, Executive Director of Luke-Dorf, Inc., who was in attendance to discuss the issue of homelessness in Tigard and services provided to this population.</p> <p>Mr. Spanbock said Luke-Dorf is a local community mental health and substance abuse provider and is one of the lead agencies dealing with homeless adults in Washington County. He said Luke-Dorf received a federal PATH grant for an outreach worker who canvassed the downtown Tigard homeless population. Mr. Spanbock distributed a report titled, <u>A Portrait of Homelessness in Tigard</u>. A copy of this report is on file in the City Recorder's office. Highlights of the report follow:</p> <ul style="list-style-type: none"> <li>● Contact was made with 47 individuals.</li> <li>● 5 of the 47 are women.</li> <li>● Some are passing through the area; some have been in Tigard for many years.</li> <li>● 20-30% display signs of mental illness.</li> <li>● Approximately 98% are engaged in drugs or alcohol, or both.</li> <li>● The average length of homelessness is 5 years.</li> <li>● All campsites lack basic water and toilet facilities.</li> <li>● They rarely have the opportunity to shower.</li> <li>● They can be found sleeping and living in the following areas: <ul style="list-style-type: none"> <li>➤ Along railroad tracks</li> <li>➤ In parks</li> <li>➤ Behind businesses</li> <li>➤ In abandoned houses</li> <li>➤ In the bushes</li> <li>➤ Under freeway bridges</li> <li>➤ Under freight trucks</li> <li>➤ Behind churches</li> <li>➤ In industrial parks</li> </ul> </li> </ul>	



Agenda Item	Discussion & Comments	Action Items (follow up)
	<ul style="list-style-type: none"> <li>➤ In bus shelters</li> <li>➤ In cars and vans</li> </ul> <p>Mr. Spanbock also reported that 17 of the 47 homeless people became PATH clients and 4 were placed into housing.</p> <p>Mr. Spanbock said homelessness is a problem in many cities and it is a function of the population; as a city grows, so does its homeless population. He said there are two ways of dealing with the problems – the criminal justice system and the human services system.</p> <p>He said it is unfair and expensive to turn the entire problem over to the criminal justice system. He described it as a revolving door system that ties up police resources and in the end doesn't really get them off the streets. He was complimentary towards Tigard's Police Department saying it was progressive and noted the good communication between the police liaison and Luke-Dorf regarding troublesome individuals.</p> <p>Mr. Spanbock said there needs to be a safe haven in Tigard, a house – not located on Main Street – that is staffed with trained people who can help them move out the cycle of homelessness.</p> <p>Mr. Spanbock said the group of people being discussed here tonight is not made up of families. He said those in the downtown area are single adults. Chief Dickinson asked how the City can engage those that are not families seeking help at the Good Neighbor Center.</p> <p>Mr. Spanbock said the way to engage them is to have a facility where something they need is offered, such as a place to get out of the rain, a cup of hot coffee, or a shower. He said if these basic needs are provided, they'll come. And once there, trained staff can help motivate individuals into an action phase where treatment is sought. He said that would begin to stop the homelessness cycle.</p> <p>Mr. Spanbock said this is part of the HUD model which has had good results. He noted that HUD's goal is to end homelessness in ten years.</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>Councilor Wilson asked what treatment costs and if there is way to compel people to accept treatment. He said 47 struck him as a high number of homeless in the downtown area of Tigard.</p> <p>Mr. Spanbock and Councilor Sherwood disagreed, saying it probably was not even close. Councilor Sherwood noted that a staff member from the Good Neighbor Center once counted 200 individuals.</p> <p>Mr. Spanbock said those with mental illnesses can be covered by Washington County general fund dollars if they are moved into treatment. He didn't think that treatment should be the priority in Tigard; instead would be a "front door." Intoxicated people would not be allowed to enter this facility. He said that sooner or later they'll avoid drinking in order to avail themselves of basic services.</p> <p>In response to a question from Councilor Wilson about violent crime, Chief Dickinson said the Police Department sees violent crime among the homeless population in Tigard. He said homeless people sometimes prey on each other, as well as on other people in the downtown area. He noted frequent fights among them and said women are preyed upon in other ways. He said they are also victims of diseases and once a year on average, someone gets hit by a train.</p> <p>Mr. Spanbock said that as plans are made for the City, especially for downtown, the least fortunate need to be included.</p> <p>Councilor Wilson asked if there were models where communities of Tigard's size saw a reduction in the number of homeless people. Mr. Spanbock said, "Yes, absolutely."</p> <p>Councilor Sherwood said the plan to end homelessness in ten years is being written for Washington County now and there are federal dollars coming available. She said statistics back up the effectiveness of these programs. She said putting people into these programs and eventually into housing is very inexpensive. Mr. Spanbock said it</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>could cost \$3,000-\$4,000 a year per person for these programs which contrasts with thousands and thousands more for jail, emergency room visits and hospital charges.</p> <p>Mayor Dirksen said he was heartened to hear of the potential but said it will take coordination with others as Tigard cannot solve the problem alone. Councilor Sherwood said Tigard has been on the forefront with affordable housing and she felt this was one way to get in the lead and try to find a solution for this area of Washington County.</p> <p>Councilor Woodruff asked if a representative from Washington County could come to a Council meeting and discuss County services for the homeless. City Manager Prosser agreed to contact Rod Branyon and invite him to the October 24 business meeting.</p>	
<p>5. Discuss Proposed City Center Advisory Commission (CCAC) Bylaws</p>	<p>Community Development Director Coffee introduced this item. At the August 15 workshop meeting Council began discussions with the CCAC about key sections of the by-laws. Due to the complexity of the subject, Council decided to continue its review of the by-laws at the September workshop meeting.</p> <p>Councilor Wilson said there needs to be uniform by-laws for all City boards and committees that include behavior standards, such as meeting attendance requirements. He said members represent the City and expectations need to be clear from the outset. He suggested there be a general template that can be customized for different boards and commissions.</p> <p>Staff obtained an opinion from legal counsel on two items in the by-laws; the use of a Proxy Vote, and the use of a No Confidence Vote to remove the Chair if necessary. With regard to proxy voting, the City Attorney does not recommend it because of conflicts with Public Meeting Law.</p> <p>The City Attorney found the use of a No Confidence Vote for removal of a Chair/Vice Chair acceptable and useful for the by-laws. The attorney said that if the by-laws have stated annual elections</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>for the Chair, and it does not state elsewhere that there may be other times in which a vote may occur, then it is appropriate to include a separate section for removal of a Chair. Leaving it in would provide for replacement of the Chair or Vice Chair as necessary.</p> <p>Council went through a marked-up copy of the CCAC By-laws section by section. Highlights of the changes are listed below:</p> <ul style="list-style-type: none"> <li>● Section 1.d – Change to read “Development” not “Advisory” Agency</li> <li>● Section 1.e – Change the word, “it” to “its”</li> <li>● Section 2.a – add the words, “Appointed by the City Council” after the word members</li> <li>● Section 2.a – add “of Tigard” after the word residents</li> <li>● Section 2.a – add the words, “if possible” after the word representation</li> <li>● Section 3.a Take everything out. Replace with, “Council shall fill vacancies with individuals which will lead toward meeting the above compositional requirements.”</li> <li>● Section 3. b Change staggered appointments to “three (3) three-year terms, three (3) two-year terms, and three (3) one-year terms.</li> <li>● Section 3.c – Take out the words “and Commission”</li> <li>● Section 4.a– Change term of office to “three (3) years”</li> <li>● Section 4.c-Take out the words, “and Commission”</li> <li>● Section 4.d-Change it to say they can be reappointed after serving two consecutive terms if they have had a one-year break.</li> <li>● Section 5.a -Take out date reference and say, “At its first meeting each year”</li> <li>Section 5.b-Take out entire new section.</li> <li>● Section 5.b-Keep old Section 5.b and change it to say at least quarterly. Change last sentence to say, “All meetings shall follow public meeting law.”</li> <li>● Section 6-Remove references to voting by proxy and minority reports in the title.</li> <li>● Section 6.d-Remove entire section</li> <li>● Section 6-e-Remove entire section</li> <li>● Section 7.b- Remove entire section</li> </ul>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<ul style="list-style-type: none"> <li>●Section 7.c- Add the word, “specific” after the word discuss. Replace the word, “Council” with “CCDA”</li> <li>●Section 7.d-Add the words, “or CCDA” after the word, “Tigard.”</li> <li>●Section 7.f-Take out the words, “Council and.”</li> <li>●Section 7.g-Remove entirely</li> <li>●Section 8-Take out “and recommendation for replacement.”</li> <li>●Section 10.a-Replace “City Council” with “Commission.”</li> <li>●Section 10.b-Add at the end of the sentence, “or other conduct unbecoming of a representative of the City.”</li> <li>●Section 11-Use original wording of “Annual Report” rather than “Annual Recommendations” in title and in 11.a and 11.b.</li> <li>●Section 12 – Delete entire section</li> <li>●Section 13 – Delete entire section</li> </ul> <p>City Manager Prosser said this would be used as a template which can be customized for all the City’s Boards.</p> <p>Community Development Director Coffee said changes would be incorporated and a revised version will be placed on a future consent agenda.</p>	
<p>8. Receive Status Report on Metropolitan Transportation Improvement Program (MTIP)</p>	<p>(Note: With Mayor Dirksen’s approval, this Agenda Item was heard out of order.)</p> <p>Engineer Duenas discussed the two downtown projects submitted to Metro for MTIP funding. Metro staff has completed technical evaluations of all 64 MTIP applications and has compiled a First Cut project list. The Main Street Green Streets Retrofit has been listed as first tier and the Tigard Transit Center Redesign is listed as second tier. Engineer Duenas distributed an Application Summary and Draft Calendar of Activities. A copy of each is on file in the City Recorder's office. The TPAC meeting will be held Friday, September 22, 2006. Engineer Duenas will attend to offer additional information if needed.</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>The TPAC will take action on the first-cut list on September 29, 2006. The next step is a three-month public hearing process. Listening Posts are scheduled throughout the region. The closest one to Tigard will be at the Beaverton Community Center (12350 SW Fifth Street, Beaverton) on November 13 from 5 to 8 p.m.</p> <p>The JPACT (Joint Policy Advisory Committee on Transportation) representative for the cities is Mayor Rob Drake and for the Counties it is Commissioner Roy Rogers. JPACT will take action in January.</p> <p>City Manager Prosser asked if it would be appropriate for citizens to contact Commissioner Rogers. Community Development Director Coffee said he thought they could. Engineer Duenas said the more people that offer comments and support during the public process, the better. Community Development Director recommended doing a formal Council Resolution in support of these projects that could go into the record at JPACT and at Metro. It was also suggested that the CCAC go on record as supporting this.</p> <p>Mayor Dirksen and Councilor Sherwood suggested writing personal letters in support of these projects, or having a letter signed by all the Council members.</p> <p>City Manager Prosser suggested that if Councilors have an opportunity to contact these leaders, they might reiterate our interests and the importance of these projects to us.</p>	
<p>6. Review Downtown Land Use and Design Guidelines – Preliminary Framework</p>	<p>Community Development Director Coffee introduced this agenda item. He said the Downtown Land Use and Design Guidelines document is the product of the City Center Advisory Commission. He said it is a summary of changes to downtown land use and zoning necessary to achieve the objectives of the Downtown Improvement Plan and the Urban Renewal Plan. He said the point of the presentation was to show Council what is going to the Planning Commission.</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>Community Development Director said Long Range Planning Staff will be taking this information and developing draft ordinances to go to the Planning Commission. There will be feedback loops from both the CCAC and CCDA. Before draft ordinances are sent out to the public, they will bring them to Council. He suggested this would be a six to nine month process.</p> <p>Senior Planner Nachbar gave a PowerPoint presentation on the Tigard Downtown Land Use and Design Guidelines. He said their goal is to discuss the physical development of downtown with property owners, business owners and citizens over the next year. He discussed the proposed six Land Use Designations and the density, building height and design guidelines of each. He said there was no specific architectural theme, but quality design is one of the key objectives. Sustainable design will be encouraged, perhaps by incentives. A copy of the presentation is on file in the City Recorder's office.</p> <p>Senior Planner Nachbar said two projects important to land use planning are the urban creek corridor feasibility study and the refined downtown circulation plan. Staff will start working on these together in mid-October. He said before the City can say what the land use is going to be, we need to be fairly confident that we can move forward with the urban creek corridor, both financially and technically.</p> <p>Mayor Dirksen asked if the Mixed Use designation mandates that any development be mixed use or means that it would just be allowed. Senior Planner Nachbar said it meant it would be allowed, but all building in Mixed Use Residential must have some residential included.</p> <p>Senior Planner Nachbar noted that some committee members suggested the City preserve some of the original character of Main Street. He said there may be an opportunity to preserve some of the buildings and that everything doesn't have to look the same.</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>Task Force Member Gretchen Buehner said the group is very concerned about maintaining the feeling of Main Street. She said they added language to restrict building heights so Main Street can be seen from the 99W viaduct. They recommend a maximum building height of 30 feet on the west side of Main Street (99W side). She said the height will be subject to view corridors to ensure consistency with the original intent of the Downtown Task Force and the Tigard Downtown Improvement Plan (TDIP).</p> <p>Senior Planner Nachbar noted that the three objectives of the Design Guidelines are: 1) Ensure quality of building and site design; 2) Address orientation and sensitivity to open spaces; and 3) Address “traditional” Main Street architectural character.</p> <p>Councilor Wilson expressed concern about the lack of parking lot connectivity and suggested taking on more responsibility for parking at the City level. Senior Planner Nachbar said a circulation plan needs to be figured out prior to thinking strategically about parking. Mayor Dirksen said parking lot connectivity could also be considered in the comprehensive plan update.</p> <p>Mayor Dirksen asked how to ensure quality design. Community Development Director Coffee said that can be addressed by a Design Review Board.</p> <p>Councilor Wilson asked if certain types of construction would be prohibited. Senior Planner Nachbar said they tried to develop the guidelines to address architectural character. He said it was hard to say, from a material basis alone, that something shouldn’t be allowed. He said a wide variety of materials could be used as long as the design guidelines were met.</p> <p>Councilor Sherwood said something that had been left out is affordable housing. She said the City needs to figure out ways to build in incentives for developers to put in a certain amount for affordable housing. Senior Planner said that issue was made</p>	



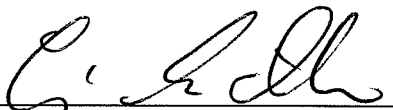
Agenda Item	Discussion & Comments	Action Items (follow up)
	part of their strategic plan.	
7. Review Tigard Downtown Streetscape Design Plan	<p>Community Development Director Coffee said the Tigard Downtown Design Streetscape Plan establishes the design theme and functional improvement plans for the streetscape and design concepts for gateways, public spaces, and streets. Design concepts were established for Main Street, Burnham Street and Commercial Street (west of Main Street). He said the Downtown Streetscape Plan has been before the Council before and the general reaction was positive.</p> <p>Associate Planner Igarta introduced Streetscape Working Group members in the audience: Committee Chair Lisa Olson, Marland Henderson, Carolyn Barkley, Sue Wirick and Jim Andrews. It was noted that Mike Marr was present at the meeting earlier. Associate Planner Igarta thanked the Streetscape Working Group for their contributions and hard work.</p> <p>Associate Planner Igarta noted that Council approved the Tigard Downtown Improvement Plan in September, 2005 and the first project was to develop a downtown Streetscape Enhancement Program.</p> <p>OTAK Consultant Tom Litster gave a quick overview of the Streetscape Plan. He said Burnham Street will become the first "Green Street" outside of the City of Portland. Commercial Street is under final design and will be constructed with gateways giving a sense of passage into the downtown. He highlighted the Fanno Creek gateway, saying it was an important next place for Tigard to turn attention to since there are few towns that have a resource like it running right through their downtown.</p> <p>Mr. Litster wished Tigard success in putting together the various components of the "Green Heart" - the Demonstration Garden, Fanno Creek Open Spaces, Green Corridor Urban Creek and the Green Streets.</p> <p>Mayor Dirksen said he liked the vision presented by</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
	<p>the group – nice, wide sidewalks, lots of trees and pedestrian access at curb-outs and intersections. He said he was hopeful that as the area on the other side of 99W becomes ripe for redevelopment, these guidelines become something that private development follows. Community Development Director Coffee said the 99W Corridor Study will point out redevelopment opportunities.</p> <p>Streetscape Working Group Member Lisa Olson said it had been a wonderful experience participating on the project and being part of a community process. She advised that the Council keep citizen working groups in mind when other downtown projects are planned.</p> <p>City Manager Sherwood said the Oregon League of Cities will be touring in Tigard on Thursday, September 28 and will hear about our streetscape process.</p> <p>Councilor Wilson complimented the group not only on their product but also on the information booklet too. He mentioned he was pleased with the choice of consulting firm and appreciated their work.</p> <p>Mayor Dirksen said he was excited by this project and looked forward to seeing it completed.</p>	
10. Non Agenda Items	<p>Community Development Director Coffee announced that Ron Bunch has been selected as the new Long Range Planning Manager and will begin working on October 2, 2006. He has 30 years of local government planning experience. He has a BLA degree in landscape architecture, a BS degree in Parks, and a Masters degree in Public Administration. He has also been involved in writing comprehensive plans.</p> <p>City Manager Prosser asked if Council was satisfied with the form for the Council Report Card and the cover memo he drafted. Suggestions received were:</p> <ul style="list-style-type: none"> <li>● Allow more space for responses</li> <li>● Take out Action Step II on the second page</li> </ul> <p>Responders will have two weeks to return their forms.</p>	

Agenda Item	Discussion & Comments	Action Items (follow up)
11. Executive Session	Not held	
12. Adjournment	The meeting was adjourned at 10:41 p.m.	<p>Motion by Councilor Woodruff, seconded by Councilor Sherwood, to adjourn the meeting.</p> <p>The motion was approved by a unanimous vote of Council present.</p> <p>Mayor Dirksen            Yes  Councilor Sherwood    Yes  Councilor Wilson        Yes  Councilor Woodruff    Yes</p>

  
Carol A. Krager, Deputy City Recorder

Attest:

  
Mayor, City of Tigard

Date: Oct 24, 2006

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